



**TOWN WARRANT**  
**Town of Lexington**  
**Special Town Meeting 2016-4**

Commonwealth of Massachusetts

Middlesex, ss.

To any of the Constables or the Town Clerk of the Town of Lexington

Greetings:

In the name of the Commonwealth of Massachusetts, you are hereby directed to notify the inhabitants of the Town of Lexington qualified to vote in elections and in Town affairs to meet in the Margery Milne Battin Hall in Cary Memorial Building, 1605 Massachusetts Avenue, in said Town on Monday, April 25, 2016 at 7:30 p.m., at which time and place the following articles are to be acted upon and determined exclusively by the Town Meeting Members in accordance with Chapter 215 of the Acts of 1929, as amended, and subject to the referendum provided for by Section eight of said Chapter, as amended.

**ARTICLE 1**

**REPORTS OF TOWN BOARDS, OFFICERS, COMMITTEES**

To receive the reports of any Board or Town Officer or of any Committee of the Town, or act in any other manner in relation thereto.

*(Inserted by the Board of Selectmen)*

**ARTICLE 2**

**MINUTEMAN REGIONAL SCHOOL BONDING AUTHORIZATION**

To see if the Town will approve the amount of \$144,922,478 for the purpose of paying costs of designing, constructing and originally equipping a new district school, to be located at 758 Marrett Road, Lexington, Massachusetts, and for the payment of all other costs incidental and related thereto (the "Project"), which school facility shall have an anticipated useful life as an educational facility for the instruction of school children of at least 50 years, and for which the District may be eligible for a school construction grant from the Massachusetts School Building Authority ("MSBA"), said amount to be expended at the direction of the School Building Committee. To meet this appropriation, the District is authorized to borrow said amount, under and pursuant to Chapter 71, Section 16(d) of the General Laws, and the District Agreement, as amended, or pursuant to any other enabling authority. The District acknowledges that the MSBA's grant program is a non-entitlement, discretionary program based on need as determined by the MSBA, and any Project costs the District incurs in excess of any grant approved by and received from the MSBA shall be the sole responsibility of the District and its member municipalities; provided further that any grant that the District may receive from the MSBA shall not exceed the lesser of (i) forty four and three quarters percent (44.75%) of eligible, approved Project costs, as determined by the MSBA, or (ii) the total maximum grant amount determined by the MSBA, and that the amount of borrowing authorized pursuant to this vote shall be reduced by any grant amount set forth in the Project Funding Agreement that may be executed between the District and the MSBA.

*(Inserted by the Board of Selectmen)*

DESCRIPTION: The Minuteman Regional School Committee voted on March 15, 2016 to incur debt for a new district school. If no member town votes its disapproval within 60 days of the School Committee vote, the debt will be deemed approved.

**ARTICLE 3**

**ACCEPT EASEMENT – 482 BEDFORD STREET**

To see if the Town will vote to authorize the Board of Selectmen to accept a perpetual, non-exclusive easement over land located at 482 Bedford Street upon which a bus shelter was constructed by the owner, Trust for the Benefit of the Beth Israel Hospital Association and the Children's Hospital Corporation, at the request of the Town; or act in any other manner in relation thereto.

*(Inserted by the Board of Selectmen)*

DESCRIPTION: Passage of this Article will authorize the Town to accept an easement over land that the Town requested for use of a bus shelter. The bus shelter will be constructed by the Owner, the Trust for the Benefit of the Beth Israel Hospital Association and the Children's Hospital Corporation

#### **ARTICLE 4**

#### **AMEND GENERAL BYLAWS – CAPITAL EXPENDITURES COMMITTEE**

To see if the Town will vote to amend Section 29-12 of Chapter 29 (Committees) of the Code of the Town of Lexington to allow for an increase in the number of appointees to the Capital Expenditures Committee, or act in any other manner in relation thereto.

*(Inserted by the Board of Selectmen at the request of the Moderator)*

DESCRIPTION: This article would provide the Moderator with the flexibility to increase the number of appointees to the Capital Expenditures Committee. A potential increase in the size of the Committee, at the discretion of the Moderator, is currently necessitated by the greater number of complex capital projects contemplated by the Town, and will help insure that the Committee has the capacity to meet the increased demand for review and analysis of those projects.

#### **ARTICLE 5**

#### **PURCHASE OF BELMONT COUNTRY CLUB LAND**

To see if the Town will vote to exercise the Town's right of first refusal pursuant to G.L. c. 61B to purchase or otherwise acquire for municipal purposes a portion of the parcel of land shown as Lot 2A on Assessors' Map 1 and owned by The Belmont Country Club, Inc.; appropriate a sum of money therefore and determine whether the money shall be provided by the tax levy, by transfer from available funds, including Community Preservation Act funds, by borrowing, or by any combination of these methods; or act in any other manner in relation thereto.

*(Inserted by the Board of Selectmen)*

DESCRIPTION: The land referred to in this article is the subject of a purchase and sale agreement between the Belmont Country Club as owner and the Montessori school as purchaser. Because this parcel has received favorable property tax status, known as Chapter 61B, the Town has a right of first refusal to purchase it for the same amount negotiated by the Montessori School.

And you are directed to serve this warrant not less than fourteen days at least before the time of said meeting, as provided in the Bylaws of the Town.

Hereof fail not and make due return of this warrant, with your doings thereon, to the Town Clerk, on or before the time of said meeting.

Given under our hands this 28<sup>th</sup> day of March 2016.

Joseph N. Pato  
Peter C.J. Kelley  
Norman P. Cohen  
Michelle L. Ciccolo  
Suzanne E. Barry

Selectmen  
  
of  
  
Lexington

A true copy, Attest:

**Michael R. Barry**  
Constable of Lexington